

BOARD OF DESIGN REVIEW MINUTES

April 3, 2003

CALL TO ORDER: Vice-Chairman Hal Beighley called the meeting to order at 6:37 p.m. in the 2nd Floor Conference Room at 4755 SW Griffith Drive.

ROLL CALL: Present was Vice-Chairman Hal Beigley; Board Members Cecilia Antonio, Ronald Nardoza, and Jessica Weathers. Chairman Mimi Doukas and Board Members Jennifer Shipley and Stewart Straus were excused.

Senior Planner John Osterberg, Associate Planner Tyler Ryerson, Project Engineer Joel Howie, and Recording Secretary Sandra Pearson represented staff.

VISITORS:

Vice-Chairman Beighley read the format for the meeting and asked if any member of the audience wished to address the Board on any non-agenda item. There was no response.

NEW BUSINESS:

PUBLIC HEARING:

Vice-Chairman Beighley opened the Public Hearing

Senior Planner John Osterberg read the format of the hearing. There were no disqualifications of Board Members. No one in the audience challenged the right of any Board Member to hear any agenda items or participate in the hearing or requested that the hearing be postponed to a later date. He asked if there were any ex parte contact, conflict of interest or disqualifications in any of the hearings on the agenda.

A. ADJ 2003-0001 – BRINKLEY GARAGE SETBACK ADJUSTMENT

The applicant requests a Major Adjustment approval to modify the standard garage setback of a side yard property line from a required 20 feet to approximately 10 feet. In association with the previously approved City of Beaverton's Capital Project proposal to improve the Greenway Drive/Brockman Street/125th Avenue intersection, the improvements will require the removal of an existing driveway approach at 9090 Rebecca Lane. The Board of Design Review conditioned the intersection project to

replace the affected property owner's garage entry from the Oxbow Terrace frontage to the easterly sideward, with access from the existing Rebecca Lane driveway.

Associate Planner Tyler Ryerson presented the Staff Report and briefly described the history and rationale with regard to this application in association with the previously approved Capital Project proposal for improvements to the SW Greenway Drive/SW Brockman Street/SW 125th Avenue intersection requiring the removal of an existing driveway approach at 9090 SW Rebecca Lane. He explained that the Board of Design Review had conditioned this intersection project to include the replacement of the affected property owner's garage entry from the SW Oxbow Terrace frontage to the easterly side yard, with access from the existing SW Rebecca Lane driveway. Observing that the applicant is the City of Beaverton, he pointed out that the revised plan includes changes pertaining to revisions associated with the grading and storm line on the east side. Concluding, he recommended approval of the application, including certain Conditions of Approval, and offered to respond to questions.

On question, Mr. Ryerson advised Vice-Chairman Beighley that the building he referred to is not the garage, but a small L-shaped shed. He explained that the main garage accesses the SW Rebecca Lane driveway, adding that the new garage access the old SW Oxbow Terrace driveway, adding that this has created a problem.

Mr. Nardozza discussed the issues leading up to this problem, observing that the Brinkley's had obtained permission from the City of Beaverton prior to the improvements to the intersection for the construction of a second garage for the purpose of working on hobby cars. He pointed out that the intersection improvements and associated changes had created a situation in which the Brinkleys could no longer utilize the overhead door of the garage.

PUBLIC TESTIMONY:

No member of the public testified with regard to this application.

The public portion of the public hearing was closed.

Project Engineer Joel Howie explained that while Mr. Brinkley utilizes the garage for his hobby, he stores his lawnmower and tools in the shed.

Mr. Ryerson clarified that although the Brinkleys are the property owners, the applicant for this project is the City of Beaverton.

Ms. Antonio **MOVED** and Mr. Nardozza **SECONDED** a motion to **APPROVE** ADJ 2003-0001 – Brinkley Garage Setback Adjustment, based upon the testimony, reports and exhibits presented during the public hearings on the matter

and upon the background facts, findings and conclusions found in the Staff Report dated March 27, 2003, including Conditions of Approval No. 1.

CARRIED by the following roll call vote:

AYES: Antonio, Nardozza, Weathers, and Beighley.
NAYS: None.
ABSTAIN: None.
ABSENT: Doukas, Shipley, and Straus.

APPROVAL OF MINUTES:

The minutes of January 23, 2003, as written, were submitted. Chairman Doukas asked if there were any changes or corrections. Ms. Antonio **MOVED** and Mr. Nardozza **SECONDED** a motion that the minutes be adopted as written and submitted.

The question was called and the motion **CARRIED** unanimously, with the exception of Ms. Shipley, who abstained from voting on this issue.

The minutes of March 6, 2003, as written, were submitted. Chairman Doukas asked if there were any changes or corrections. Ms. Antonio **MOVED** and Ms. Weathers **SECONDED** a motion that the minutes be adopted as written and submitted.

The question was called and the motion **CARRIED** unanimously, with the exception of Mr. Nardozza and Ms. Shipley, who abstained from voting on this issue.

The minutes of March 13, 2003, as written, were submitted. Chairman Doukas asked if there were any changes or corrections. Observing that he had been the only member of the Board in attendance at this meeting that was held only for the purpose of continuing an item, Mr. Beighley **APPROVED** the minutes as written and submitted.

MISCELLANEOUS BUSINESS:

The meeting adjourned at 6:55 p.m.